

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: MODIFICATION OF URBAN RENEWAL PLAN OF THE
WASHINGTON PARK URBAN RENEWAL AREA
PROJECT NO. MASS. R-24

WHEREAS, the Urban Renewal Plan for the Washington Park Urban Renewal Area, Project No. Mass. R-24, was adopted by the Boston Redevelopment Authority on January 16, 1963, and approved by the City Council of the City of Boston on February 18, 1963; and

WHEREAS, Section 1201 of Chapter 12 of said Plan entitled "Modification" provides that the Urban Renewal Plan may be modified at any time by the Boston Redevelopment Authority provided that, if the general requirements, controls or restrictions applicable to any part of the Project Area shall be modified after the lease or sale of such part or their successors and assigns, provided further that where the proposed modifications will substantially or materially alter or change the Plan, the modifications must be approved by the Boston City Council and the Division of Urban Renewal of the Massachusetts Department of Commerce and Development; and

WHEREAS, Section 602, Table A, entitled; "Land Use and Building Requirements" designates 70 feet, 30 feet, and 60 feet, as the minimum setback requirements for the front, side and rear yards respectively.

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That Section 14 of Table A "Land Use and Building Requirements" of Section 602 of Chapter 6 of said Urban Renewal Plan is hereby modified by the deletion of minimum setback requirements respecting Parcel G-3.
2. That the minimum setback requirements for Parcel G-3 in the afore-said Section 14 are hereby modified by the substitution therefor of a 10-foot minimum setback requirement for front, side and rear yards respectively.
3. That these proposed modifications are found to be minor modifications which do not substantially or materially alter or change the Plan.
4. That all other provisions of said Plan not inconsistent herewith be and are continued in full force and effect.

MEMORANDUM

NOVEMBER 6, 1969

TO: Boston Redevelopment Authority

FROM: John D. Warner, Director

SUBJECT: WASHINGTON PARK URBAN RENEWAL AREA
PROJECT NO. MASS. R-24
PARCEL G-3
MINOR MODIFICATION OF URBAN RENEWAL PLAN

Parcel G-3 is located on Washington Street between Westminister Avenue and Cobden Street. The Authority recently conveyed this parcel to Mrs. Josephine Holley for the construction of a beauty salon and ancillary facilities. It is expected that construction will start next week.

In order that the parcel be most effectively utilized, the zoning designation was changed from an L-1 to an L-1U district. Such change allowed for preparation of Final Plans and Specifications. The Urban Renewal Plan should be modified to reflect such change.

Section 602 of the Washington Park Urban Renewal Plan, entitled "Land Use and Building Requirements", designates Parcel G-3 for commercial use and establishes other building requirements. Section 1201 of said Plan provides that minor modifications may be made at any time by the Boston Redevelopment Authority.

The set-back requirements of 70, 30, and 60 feet as provided in the Plan are unrealistic for this parcel which has only 50 feet in depth. In order to permit construction in accordance with the Authority approved Plans and Specifications, it is necessary that the Authority adopt the attached Resolution modifying the Washington Park Urban Renewal Plan for Parcel G-3, permitting a 10 foot minimum setback for the front, side and rear yards.

An appropriate Resolution is attached.

Attachment